

# Cottonwood Mutual Water Company

Board of Directors Meeting Minutes

Wednesday, September 10, 2025; 1:00 PM

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## Board Members:

|                 |            |             |                |                |
|-----------------|------------|-------------|----------------|----------------|
| Katie Perry     | District 1 | 2025 – 2028 | Vice-president | <i>Present</i> |
| John Merrett    | District 2 | 2025 – 2028 | President      | <i>Present</i> |
| Chris Thomsen   | District 3 | 2024 – 2027 |                | <i>Present</i> |
| Cynthia Mattson | District 4 | 2024 – 2027 | Treasurer      | <i>Online</i>  |
| Greg Watkins    | M-at-L     | 2024 – 2027 |                | <i>Present</i> |

## Staff:

Mike Johanson – Manager *Present*  
Amber Rogers – Secretary *Present*

1. President
  - a. Call meeting to order  
*John called meeting to order at 1:05 PM*
  - b. Declare any conflicts of interest  
*No conflicts of interest were stated*
2. Approve meeting minutes of August 13, 2025  
*Motion by Chris to accept minutes with a correction to item 5 “boiler plate” to “boilerplate text); seconded by Greg; all in favor*
3. Approve share issuance, cancellations and re-issues  
*Motion by Chris; seconded by Greg to approve the share issuance, cancellations and reissues; all in favor*
4. Enter a work meeting:  
*Motion by Chris; seconded by Greg to enter a work meeting; all in favor*
  - a. Airport
  - b. DDW
  - c. HWC & CMWC
  - d. Two-page letter
  - e. County update
5. Close work meeting:  
*Work meeting closed 2:18 PM*
6. Enter general meeting:  
*Entered general meeting at 2:18 PM*
7. Discussion and attorney update on establishing policy and criteria for developers to transition source, storage, and water rights to the company and creation of boilerplate text reimbursement agreement.  
*Company should adopt an impact facilities plan prior to adopting policies on the criteria for transitioning source, storage, and water rights to the company together with any reimbursement agreement.*
8. Update on Rollins Ranch #3 Well

*Well pumping sand and has lost its gravel pack. Recommendation of Water Well Services is to re-drill the well. Board feels best to redrill in an area outside of the area known to have high iron and manganese concentrations.*

9. Buster Delmonte Airport Hanger

*Motion by Chris; seconded by John to allow Buster to connect the five hangars being constructed north of 9Line to connect the 9Line hangar thus creating a bank of six hangars; all were in favor*

10. Update of meeting with DDW

*Mike and John reported on their visit with DDW on sharing transmission lines and creating a connection with a neighboring system to address emergency situations.*

11. Highland's Water Company & CMWC joint emergency interconnection

*Board liked the idea of creating an emergency connection with Highlands to assist the overall community in emergency situations. Board was in favor to proceed with Highlands in making this connection.*

12. Response to two-page letter Rulon & Duane

*To be addressed when we discuss tank agreement with Rulon and Duane*

13. LDS Church

a. Water Right Credit Agreement

*Mike provided the board a copy of the WR credit agreement and explained where and why it was coming. Board would like to have more time to review the document before deciding.*

b. New Chapel being constructed and potential need for will-serve

*Mike provided board with information regarding a new chapel the LDS Church wishes to construct within the company's service area. LDS Church may request a will serve that we need to be prepared to address.*

14. Q & A for Shareholders

15. Adjourn board meeting

*Motion by Greg; seconded by John to adjourn meeting 2:32 PM; all in favor*